



**TOWN OF PEMBROKE PARK, FLORIDA  
SPECIAL MAGISTRATE HEARING  
TUESDAY, JULY 20<sup>TH</sup>, 2021 9:00 A.M.  
3150 SW 52 AVE, PEMBROKE PARK, FL 33023  
COMMISSION CHAMBERS**

**1. CALL TO ORDER**

**2. ROLL CALL:  
ATTENDANCE:**

**SPECIAL MAGISTRATE: HARRY HIPLER**

**ATTORNEY: MELISSA ANDERSON**

**BUILDING OFFICIAL: MIGUEL NUNEZ**

**CHIEF CODE ENFORCEMENT OFFICER : JOSELINE RAMIREZ**

**CODE ENFORCEMENT OFFICER: TERESSA MALCOLM**

**CLERK: ORVILLE SEGREE / MARYCARI PAZ**

**3. SPECIAL MAGISTRATE OPENING STATEMENT**

**4. ADOPTION OF AGENDA (DEFERALS, ADDITIONS, MODIFICATIONS)**

**5. PUBLIC HEARING  
SWEARING IN OF INTERESTED PARTIES**



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	CASE NO:	ORDER	NAME OF PLAINTIFF	ADDRESS	CODE OFFICER
1. CASE	5699	<b>HEARING TO EXTEND TIME</b>	MARK GRIMES / ROLLINS CONTINENTAL INC	1820 SW 30 AVE	TERESSA MALCOLM
		RESPONDENT GIVEN 60 DAYS FOR COMPLIANCE OR \$50 PER DIEM	PRESENT	COMPLY BY: SEPTEMBER 18, 2021	
2. CASE	4343	<b>FORMAL HEARING</b>	SENECA INDUSTRIAL HOLDINGS LLC / FEEDING SOUTH FLORIDA	2501 SW 32 TER	MIGUEL NUNEZ
		RESPONDENT GIVEN 30 DAYS FOR COMPLIANCE OR \$200 PER DIEM + \$100 ADMIN FEE	ABSENT	COMPLY BY: AUGUST 19, 2021	
3. CASE	3297	<b>HEARING TO ABATE FINE</b>	RAYMOND BENJAMIN/ PARK POINTE HOA	SW 52 AVE / 3911 SW 52 AVE	JOSELINE RAMIREZ
		ABATED TO: \$2,500.00 + \$100 ADMIN FEE GIVEN 90 DAYS TO COMPLY	PRESENT	COMPLY BY: OCTOBER 18, 2021	



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4. CASE	5711	<b>FORMAL HEARING</b>	DANIEL DUARTE	3001 SW 23 TER	TERESSA MALCOLM
		RESPONDENT GIVEN 90 DAYS FOR COMPLIANCE OR \$50 PER DIEM + \$100 ADMIN FEE	PRESENT	COMPLY BY: OCTOBER 18, 2021	
5. CASE	5656	<b>FORMAL HEARING</b>	DAGMARA RODRIGUEZ/ PEMBROKE PARK LAKES MHP	136 W LAKE DRIVE	TERESSA MALCOLM
		RESPONDENT GIVEN 90 DAYS FOR COMPLIANCE OR \$50 PER DIEM + \$100 ADMIN FEE	PRESENT	COMPLY BY: OCTOBER 18, 2021	
6. CASE	5705	<b>FORMAL HEARING</b>	JESICA CARABAJAL / HOLIDAY MHP	3140 W HALLANDALE BEACH BLVD LOT 423	TERESSA MALCOLM
		RESPONDENT GIVEN 90 DAYS FOR COMPLIANCE OR \$50 PER DIEM + \$100 ADMIN FEE	PRESENT	COMPLY BY: OCTOBER 18, 2021	



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7. CASE NO:	5558	<b>FORMAL HEARING</b>	GLADYS MANANA	2308 SW 31 CT	TERESSA MALCOLM
		RESPONDENT GIVEN 90 DAYS FOR COMPLIANCE OR \$50 PER DIEM + \$100 ADMIN FEE	PRESENT	COMPLY BY: OCTOBER 18, 2021	
8. CASE NO:	5622	<b>HEARING TO EXTEND TIME</b>	2400 SW 30 LLC	2400 SW 30 AVE BAY C	JOSELINE RAMIREZ
		RESPONDENT GIVEN 60 DAYS FOR COMPLIANCE OR \$50 PER DIEM + \$100 ADMIN FEE	PRESENT	COMPLY BY: SEPTEMBER 18, 2021	
9. CASE NO:	5637	<b>HEARING TO EXTEND TIME</b>	2400 SW 30 LLC	2400 SW 30 AVE BAY B	JOSELINE RAMIREZ
		RESPONDENT GIVEN 60 DAYS FOR COMPLIANCE OR \$50 PER DIEM + \$100 ADMIN FEE	PRESENT	COMPLY BY: SEPTEMBER 18, 2021	
10. CASE NO:	5638	<b>HEARING TO EXTEND TIME</b>	2400 SW 30 LLC	2400 SW 30 AVE BAY A	JOSELINE RAMIREZ
		RESPONDENT GIVEN 90 DAYS FOR COMPLIANCE OR \$50 PER DIEM + \$100 ADMIN FEE	PRESENT	COMPLY BY: OCTOBER 18, 2021	



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11. CASE NO:	5021	<b>FORMAL HEARING</b>	OSCAR MUNOZ / LAKESHORE MHP	3140 W HALLANDALE BEACH BLVD LOT 611	JOSELINE RAMIREZ
		RESPONDENT GIVEN 60 DAYS FOR COMPLIANCE OR \$50 PER DIEM + \$100 ADMIN FEE	PRESENT	COMPLY BY: SEPTEMBER 18, 2021	
12. CASE NO:	2280	<b>HEARING TO ABATE FINE</b>	MOHAMAD BALLEE	4945 SW 41 ST	JOSELINE RAMIREZ
		ABATED TO: \$375.00 + \$100 ADMIN FEE GIVEN 60 DAYS TO COMPLY	PRESENT	COMPLY BY: SEPTEMBER 18, 2021	
13. CASE NO:	4949	<b>HEARING TO CONFIRM &amp; ABATE FINE</b>	CONDADO REAL CONDOMINIUM	5100 SW 41 ST	JOSELINE RAMIREZ
		ABATED TO: \$750.00 + \$100 ADMIN FEE GIVEN 60 DAYS TO COMPLY	PRESENT	COMPLY BY: SEPTEMBER 18, 2021	



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14. CASE NO:	5382	<b>HEARING TO EXTEND TIME</b>	YESYM 5401 LLC / LOGISTICS LLC	5401 SW 25 CT	JOSELINE RAMIREZ
		RESPONDENT GIVEN 60 DAYS FOR COMPLIANCE OR \$50 PER DIEM + \$100 ADMIN FEE	PRESENT	COMPLY BY: SEPTEMBER 18, 2021	
15. CASE	5840	<b>FORMAL HEARING</b>	BETINA ARATI / PARADIGMA CORP	5100 SW 41 ST #219	TERESSA MALCOLM
		RESPONDENT GIVEN 90 DAYS FOR COMPLIANCE OR \$50 PER DIEM + \$100 ADMIN FEE	PRESENT	COMPLY BY: OCTOBER 18, 2021	
16. CASE	4947	<b>FORMAL HEARING</b>	967 SW 5 ST LLC/ EZEQUIEL STEINMAN	5100 SW 41 ST #309	JOSELINE RAMIREZ
		RESPONDENT GIVEN 90 DAYS FOR COMPLIANCE OR \$50 PER DIEM + \$100 ADMIN FEE	PRESENT	COMPLY BY: OCTOBER 18, 2021	



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17. CASE NO:	4962	<b>FORMAL HEARING</b>	ALMISIO USA LLC	5100 SW 41 ST #109	JOSELINE RAMIREZ
		RESPONDENT GIVEN 30 DAYS FOR COMPLIANCE OR \$100 PER DIEM + \$100 ADMIN FEE	ABSENT	COMPLY BY: AUGUST 19, 2021	
18. CASE	5014	<b>FORMAL HEARING</b>	YVAN ROLEAU / PEMBROKE PARK LAKES MHP	134 W LAKE DRIVE	JOSELINE RAMIREZ
		RESPONDENT GIVEN 60 DAYS FOR COMPLIANCE OR \$50 PER DIEM + \$100 ADMIN FEE	ABSENT	COMPLY BY: SEPTEMBER 18, 2021	
19. CASE	5022	<b>FORMAL HEARING</b>	YAIME JIMENEZ / HOLIDAY MHP	3120 W HALLANDALE BEACH BLVD LOT 624	JOSELINE RAMIREZ
		RESPONDENT GIVEN 90 DAYS FOR COMPLIANCE OR \$100 PER DIEM + \$100 ADMIN FEE	ABSENT	COMPLY BY: OCTOBER 18, 2021	



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20. CASE	5023	<b>FORMAL HEARING</b>	PARKER LONE PINE WEST LLC / LAKESHORE MANAGEMENT INC	103 LONE PINE LANE	JOSELINE RAMIREZ
		RESPONDENT GIVEN 30 DAYS FOR COMPLIANCE OR \$50 PER DIEM + \$100 ADMIN FEE	ABSENT	COMPLY BY: AUGUST 19, 2021	
21. CASE	5640	<b>FORMAL HEARING</b>	YVAN ROLEAU / PEMBROKE PARK LAKES MHP	134 W LAKE DRIVE	JOSELINE RAMIREZ
		RESPONDENT GIVEN 60 DAYS FOR COMPLIANCE OR \$100 PER DIEM + \$100ADMIN FEE	ABSENT	COMPLY BY: SEPTEMBER 18, 2021	
22. CASE	4400	<b>HEARING TO CONFIRM FINE</b>	GERALD ANDERSON / A & B RECYCLING	1708 SW 31 AVE	JOSELINE RAMIREZ
		CONFIRMED FINE: \$100 ADMIN FEE	ABSENT		





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23. CASE NO:	4634	<b>HEARING TO CONFIRM FINE</b>	LAKESHORE MHP LLC	147 JANIS BLVD	JOSELINE RAMIREZ
		CONFIRMED FINE: \$21,500.000 + \$100 ADMIN FEE	ABSENT		
24. CASE	5523	<b>HEARING TO CONFIRM FINE</b>	GERALD ANDERSON /A & B RECYCLING	1708 SW 31 AVE	JOSELINE RAMIREZ
		CONFIRMED FINE: \$12,000.00 + \$100 ADMIN FEE	ABSENT		
25. CASE	5297	<b>HEARING TO CONFIRM FINE</b>	GERALD ANDERSON /A & B RECYCLING	1708 SW 31 AVE	JOSELINE RAMIREZ
		CONFIRMED FINE: \$12,000.00 + \$100 ADMIN FEE	ABSENT		



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26. CASE	4889	<b>HEARING TO ABATE FINE</b>	ALEX HUDSON/ INVESTMENT LAWYERS LLC	5100 SW 41 ST #201	JOSELINE RAMIREZ
		FINE: \$1,025.00 + \$100 ADMIN FEE RESPONDENT GIVEN 60 DAYS TO COMPLY	ABSENT	COMPLY BY: SEPTEMBER 18, 2021	
28. CASE	4578	<b>HEARING TO AMEND ABATED ORDER</b>	DREWBOY INC / THE POLO CLUB INC	5990 W HALLANDALE BEACH BLVD	JOSELINE RAMIREZ
		\$7,800.00 + \$100 ADMIN FEE RESPONDENT GIVEN 135 DAYS TO COMPLY	ABSENT	COMPLY BY: DECEMBER 2, 2021	
29. CASE	4447	<b>FORMAL HEARING</b>	MICHEL DONAIS / PEMBROKE PARK LAKES MHP	65 W LAKE DRIVE	TERESSA MALCOLM
		RESPONDENT GIVEN 90 DAYS FOR COMPLIANCE OR \$50 PER DIEM + \$100 ADMIN FEE	ABSENT	COMPLY BY: OCTOBER 18,2021	



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30. CASE	5554	<b>FORMAL HEARING</b>	MARTIN MARSH / GREEN ACRES MHP	3100 W HALLANDALE BEACH BLVD LOT 210	TERESSA MALCOLM
		RESPONDENT GIVEN 90 DAYS FOR COMPLIANCE OR \$50 PER DIEM + \$100 ADMIN FEE	ABSENT	COMPLY BY: OCTOBER 18, 2021	
31. CASE	5604	<b>FORMAL HEARING</b>	PIERRE & EDITH PHILLIPE	5501 SW 33 ST #1-2	TERESSA MALCOLM
		RESPONDENT GIVEN 60 DAYS FOR COMPLIANCE OR \$50 PER DIEM + \$100 ADMIN FEE	ABSENT	COMPLY BY: SEPTEMBER 18, 2021	
32. CASE	5636	<b>FORMAL HEARING</b>	IRENE KWITNEY /MILA SCHWARTZREICH	5441 SW 41 ST	TERESSA MALCOLM
		RESPONDENT GIVEN 30 DAYS FOR COMPLIANCE OR \$50 PER DIEM + \$100 ADMIN FEE	ABSENT	COMPLY BY: AUGUST 18, 2021	



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33. CASE	5676	<b>FORMAL HEARING</b>	IRENE KWITNEY / MILA SCHWARTZREICH	5409 SW 41 ST	TERESSA MALCOLM
		RESPONDENT GIVEN 30 DAYS FOR COMPLIANCE OR \$50 PER DIEM + \$100 ADMIN FEE	ABSENT	COMPLY BY: AUGUST 18, 2021	
34. CASE	5687	<b>FORMAL HEARING</b>	WALDO SAMOS	5100 SW 41 ST #201	TERESSA MALCOLM
		RESPONDENT GIVEN 30 DAYS FOR COMPLIANCE OR \$50 PER DIEM + \$100 ADMIN FEE	ABSENT	COMPLY BY: AUGUST 18, 2021	
35. CASE	5711	<b>FORMAL HEARING</b>	ALEX PIERRE-LOUIS	5500 SW 32 ST #1-2	TERESSA MALCOLM
		RESPONDENT GIVEN 30 DAYS FOR COMPLIANCE OR \$150 PER DIEM + \$100 ADMIN FEE	ABSENT	COMPLY BY: AUGUST 18, 2021	



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Respectfully Submitted:

Joseline Ramirez

Joseline Ramirez, Chief Code Enforcement Officer

Transcribed By: Teresa Malcolm Code Enforcement Officer

*Teresa Malcolm*

**Signature:** *Joseline Ramirez*  
Joseline Ramirez (Oct 25, 2021 08:25 EDT)

**Email:** jramirez@tppfl.gov

# Special Magistrate Formal Hearing Minutes For July 20 2021

Final Audit Report

2021-10-25

Created:	2021-10-25
By:	Teressa Malcolm (tmalcolm@townofpembrokepark.com)
Status:	Signed
Transaction ID:	CBJCHBCAABAAfPIUemef7hjYrk7HgZ8pOi3XkR1yAPAi

## "Special Magistrate Formal Hearing Minutes For July 20 2021" History

 Document created by Teressa Malcolm (tmalcolm@townofpembrokepark.com)

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 Document emailed to Joseline Ramirez (jramirez@tppfl.gov) for signature

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 Email viewed by Joseline Ramirez (jramirez@tppfl.gov)

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 Document e-signed by Joseline Ramirez (jramirez@tppfl.gov)

Signature Date: 2021-10-25 - 12:25:34 PM GMT - Time Source: server- IP address: 50.233.36.214

 Agreement completed.

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